



Planning Commission Agenda

Thursday, June 21, 2012
5:30 p.m.
Madison Municipal Building, Council Chambers
100 Hughes Road
Madison, Alabama 35758

Planning Commission Board Members

Chairman, Michael Potter, C.A.P.Z.O.

Vice-Chairman, Stephen Brooks
Cynthia McCollum, C.A.P.Z.O.
Damien Bianca
Cameron Grounds, C.A.P.Z.O.

City Council Member, Tim Cowles
Steven Ryder, C.A.P.Z.O.
Lewie L. Bates, III, C.A.P.Z.O.
Troy Wesson, C.A.P.Z.O.

Staff

Amy Bell, Director of Community Development & Planning; Johnny Blizzard, Chief Planner; Gary Chynoweth, Director of Engineering; Kelly Butler, City Attorney; and Gina Romine, Planner I and Planning Commission Secretary

*Please silence all cell phones, pagers and/or other electronic devices for the duration of the meeting.
The Planning Commission welcomes you to the meeting.*

- I. Call To Order**
- II. Roll Call**
- III. Acceptance of the Agenda**
- IV. Minutes Approval - Minutes of the May 17, 2012 Regular Meeting**
- V. Public Comments**
- VI. Old Business**

VII. Public Hearings

Zoning Amendments

1. The City of Madison Planning Commission will hold a public hearing to consider DAL LLC c/o First Commercial Bank's request to rezone property located in the Shiloh Run Subdivision, south of Brown's Ferry Road and east of Balch Road from R-1B, Low Density Residential District to R-2, Medium Density Residential District.
[Staff Report](#)
2. The City of Madison Planning Commission will continue the public hearing opened at the May 17, 2012 Planning Commission meeting to consider an amendment to the City of Madison Zoning Ordinance to be entitled: An Ordinance of the City of Madison related to zoning; amending the Zoning Ordinance to revise the sign control regulations; providing an effective date. The requested change is to repeal and replace Article 7 Sign Control Regulations.

Layout Plats and Amendments

3. *Brighton Park at Ashbury, Phase 3 – Continued from the May17, 2012 Planning Commission Meeting*
Location: South and east of Hardiman Road and north of Brighton Park Subdivision
Representative: Martin Surveys/Trice PC
Owner/Applicant: Breland Homes, LLC
Lots: 44
Acreage: 18.08
4. *Brighton Park*
Location: South and east of Hardiman Road and north of Brighton Park Subdivision
Representative: Martin Surveys/Trice PC
Owner/Applicant: Ashbury Development & Properties LLC
Lots: 112
Acreage: 50.09
[Staff Report](#)
[Map](#)
5. *Millstone*
Location: East of Balch Road and south of Brown's Ferry Road
Representative: Smith Engineering Co. Inc.
Owner/Applicant: Milltrace Run LLC
Lots: 200
Acreage: 78.02
[Staff Report](#)
[Map](#)

Preliminary Plats

6. *Brighton Park at Ashbury, Phase 3 – Continued from May 17, 2012 Planning Commission Meeting*

Location: South and east of Hardiman Road and north of Brighton Park Subdivision

Representative: Martin Surveys/Trice PC

Owner/Applicant: Breland Homes, LLC

Lots: 44

Acreage: 18.08

7. *Millstone Phase 3, Part 2*

Location: East of Balch Road and south of Brown's Ferry Road

Representative: Smith Engineering Co. Inc.

Owner/Applicant: Milltrace Run LLC

Lots: 16

Acreage: 5.34

[Staff Report](#)

[Map](#)

8. *Millstone Phase 4*

Location: East of Balch Road and south of Brown's Ferry Road

Representative: Smith Engineering Co. Inc.

Owner/Applicant: Milltrace Run LLC

Lots: 17

Acreage: 19.49

[Staff Report](#)

[Map](#)

Final Plats

9. *Brighton Park at Ashbury, Phase 2*

Location: East of Hardiman Road and south of Benoir Trail

Representative: Mullins, LLC

Owner/Applicant: Huntsville Enterprises

Lots: 38

Acreage: 13.34

[Staff Report](#)

[Map](#)

10. *Greenbrier Woods, Phase 2*

Location: South of Powell Road and Green Creek Road intersection

Representative: 4-Site, Inc.

Owner/Applicant: Walden Land Co.

Lots: 29 and 1 Tract

Acreage: 50.03

[Staff Report](#)

[Map](#)

Certified Plats

11. Lyles Subdivision

Location: Northwest corner of Mill Road and Landers Road

Representative: 4Site Inc.

Owner/Applicant: MDL Properties

Lots: 3

Acreage: 0.71

[Staff Report](#)

[Map](#)

12. Parkwood Landing, Phase 2

Location: North of Old Madison Pike and east of Miller Blvd.

Representative: Goodwyn, Mills and Cawood, Inc.

Owner/Applicant: Allen Investment Properties, LLC

Lots: 2

Acreage: 1.38

[Staff Report](#)

[Map](#)

(Public Hearings Closed)

VIII. New Business

1. Discussion of public hearing process

IX. Adjournment

Agenda Note: It should be noted that there are times when circumstance arise that require item be added to or deleted from the agenda at the Planning Commission meeting. Also all attached documents are to be considered a draft until approved by the Commission. All attendees are advised that the Planning Commission meetings are televised and that their statements and actions are therefore viewed by more than just those attending the meetings.